Affordable Housing Committee
March 4, 2025 1:00 p.m. – 2:30 p.m.
30 Valley Street Meeting Room/engage.buncombecounty.org

MINUTES

The meeting was held in person, with the public invited to attend in person or virtually. The public was able to view the meeting via engage.buncombecounty.org.

Committee Members Present: Chairwoman Amanda Edwards, Commissioner Parker Sloan, Commissioner Drew Ball

County Staff Present: Matthew Cable, Matthew Card, Chloe Donohoe, Jake Ekberg, Curt Euler, Jonathon Jones, William High, Jay Shih, Dekeisha Wesley, Nancy Williams

Public Comment below for details on how to submit comment before or during the meeting.***

Call to Order & Welcome
Chairwoman Edwards called the meeting to order at 1:07

Meeting Minutes

- February 4th, 2025
    - Commissioner Sloan motioned to approve the minutes from the February 4th meeting. Commissioner Ball seconded the motion. The motion passed unanimously.

New Business

- Committee Bylaws & Membership Expansion
    - Commissioner Sloan motioned to make a recommendation to the Board of Commissioners to expand the Affordable Housing Committee composition from three (3) commissioners to three (3) commissioners and two (2) citizens.
    - Commissioner Sloan motioned to make a recommendation to the Board of Commissioners to revise the Affordable Housing Service Program Guidelines to defer financial decisions to the Board of Commissioners. Commissioner Ball seconded the motion. The motion passed unanimously.
- Tropical Storm Helene AHSP Considerations
    - Commissioner Ball motioned to make a recommendation to the Board of Commissioners to amend the Affordable Housing Services Program's Emergency Repair Program provisions to allow homes with Helene related damage to receive additional support in the form of waived lien requirements and an increased program maximum for Helene repairs of $50,000. Commissioner Sloan seconded the motion. The motion passed unanimously.
- Requests for One-Time Loan Payments Deferrals Related to Helene Impacts and Response
    - Commissioner Sloan motioned to defer FY25 loan payments to Residences at Glen Rock, Eagle Market Street, and Larchmont to each respective loans' balloon payment. Commissioner Ball seconded the motion. The motion passed unanimously.
    - Commissioner Sloan motioned to defer East Haven's FY25 loan payment with repayment occurring through modified loan terms of increased payments from $7,500 to $10,000 between FY30 and FY33 consistent with prior year payment schedules. Chairwoman Edwards seconded the motion. The motion passed unanimously.

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Announcements

*** Public comment will be taken in person and via electronic means. Public comment can be provided in advance of the meeting. The following criteria for comment will apply to public comment submitted in advance of the meeting: (1) any public comment must be sent between 8:00 a.m. and 5:00 p.m. the day before an Affordable Housing Committee Meeting to jake.ekberg@buncombecounty.org or by leaving a message at (828) 250-4834; and (2) must be no more than 350 words. When the meeting begins, it will appear on the Affordable Housing Committee page at engage.buncombecounty.org, the comment feature will be active on Public Input and you can provide information to the committee through the comment section or through voicemail.***

Adjourn

Commissioner Sloan motion to adjourn the meeting at 1:40. Commissioner Ball seconded the motion. The motion passed unanimously.

Documents

Draft Minutes (February 4, 2025)